



OREGON SENATE REPUBLICAN CAUCUS PRESS RELEASE

FOR IMMEDIATE RELEASE

Date: June 4, 2025

Contact: Ashley Kuenzi, Communications Director

Ashley.Kuenzi@oregonlegislature.gov

Senate Republicans Unveil Housing Production Strategy, Call Out Failed Status-Quo

SALEM, Ore. – Senate Republicans today laid out a comprehensive strategy to accelerate homebuilding and address Oregon’s housing crisis.

“We’ve heard the noise for years: Oregon’s housing shortage is an emergency. If that’s true, then we need to stop treating it like business as usual,” said **Senator Dick Anderson (R-Lincoln City)**, vice chair of the Senate Housing Committee. “Throwing more money at the same failed policies isn’t leadership. Taking real action is.”

Senate Republicans have united to highlight exactly what the state needs to boost housing production:

1. Reduce Regulations, Build Homes

Oregonians overwhelmingly want single-family detached homes, not rent-controlled apartments. Senate Republicans share that vision.

- **[Senate Bill 974](#)**: Streamlines the entire process of developing neighborhoods with single-family homes inside the Urban Growth Boundary (UGB), shortening a **2-3 year** process to under **one year** to turn raw dirt into neighborhoods. It passed unanimously in the Senate and overwhelmingly in the House.
- **[Senate Bill 6](#)**: Requires cities and counties to approve or deny simple building permits within **45 days**. Other states do it in as little as **14 days**. This is a reasonable standard in an emergency. It is currently in the Ways and Means Committee and should move quickly through the full House and Senate.
- **[House Bill 2138](#)**: Complements SB 974 by cutting red tape for middle housing (duplexes, triplexes, etc.) inside the UGB at a faster pace. It is also in the Ways and Means Committee.
- **[Senate Bill 1086](#)**: Ensures Oregon has the skilled workforce necessary to meet housing demands while protecting the integrity of the state’s infrastructure. Sponsored by Senator Anderson, it passed both chambers and was signed by the Governor.

“In my first year on the Housing Committee, it became clear that bureaucracy is the biggest obstacle to building more homes in Oregon,” added **Senator Todd Nash (R-**

Enterprise). “Cutting red tape isn’t optional. It’s the only way to make real progress. I’m proud of the steps we’ve taken this session to get government out of the way.”

2. Invest in Infrastructure for Cities and Counties

Giving away billions in grants to nonprofits to build affordable housing has failed to produce enough housing. Over **\$2 billion** in LIFT funds through Oregon Housing and Community Services (OHCS) has largely resulted in fewer units built, with market developers shifting almost entirely to affordable housing projects simply to access large subsidies. This approach must end.

“We can’t sit back and watch millions more go to waste while cities are pleading for basic infrastructure to build homes now,” said **Senate Republican Leader Daniel Bonham (R-The Dalles)**. “It’s time to invest in real, lasting assets that actually serve our communities, not failed programs that drain taxpayer dollars.”

Instead, Senate Republicans propose:

- **Redirecting \$500 million in LIFT funds** from OHCS to water and wastewater infrastructure projects statewide through the Oregon Water Resources Department’s Water Development Program. This investment in water lines, sewer lines, and pump stations will enable far more housing than grants alone—creating 30-40 year assets in communities across the state.
- **Passing [Senate Bill 684](#)**, which directs OHCS to loan (not grant) money to housing programs and nonprofits where low-income housing is needed, ensuring taxpayers get their money back. The bill, requesting **\$100 million**, is currently in the Ways and Means Committee.
- **Using remaining LIFT funds for preservation** through [Senate Bill 5531](#), protecting existing affordable housing, including manufactured housing parks.
- **Amending prevailing wage rules** to override or modify Governor Kotek’s [Executive Order No. 24-31](#) regarding affordable housing infrastructure, removing the 4-story limit in the Portland Metro Area and allowing for first-floor commercial spaces to be separated from residential portions. This will enable better long-term investments in communities.

3. Expand Land Available for All Types of Homes

Senate Republicans are committed to expanding buildable land by calling for an interim task force of stakeholders to develop specific policies and directives for faster land conversion, especially in rapidly growing areas.

They support policies that:

- Accelerate land moving into the UGB.
- Increase private property rights.
- Protect Oregon’s rich farmland.

“We can walk and chew gum at the same time. Protecting property rights and the environment isn’t complicated, it just requires willing parties at the table,” added **Senator David Brock Smith (R-Port Orford)**. “We are committed to being there.”

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